

IN RE: PETITIONS FOR SPECIAL HEARING \* BEFORE THE  
AND SPECIAL EXCEPTION - SW/Cor. \*  
Security Boulevard & Rolling Road, E/S \* ZONING COMMISSIONER  
Brookdale Road \*  
(45 Security Boulevard) \* OF BALTIMORE COUNTY  
1<sup>st</sup> Election District \*  
1<sup>st</sup> Council District \* Case No. 02-196-SPHX

Chadwick Manor Shopping Center J.V. and \*  
DeChiaro Limited Partnership, G.P. \*

\* \* \* \* \*

### FINDINGS OF FACT AND CONCLUSIONS OF LAW

This matter comes before the Zoning Commissioner for consideration of Petitions for Special Hearing and Special Exception filed by the owners of the subject property, Chadwick Manor Shopping Center Joint Venture and DeChiaro Limited Partnership, General Partners, through their attorney, Benjamin Bronstein, Esquire. The Petitioners request a special hearing to amend the previously approved site plans in prior Cases Nos. 98-310-A, 96-106-XA, 86-80-SPH, 84-85-SPH and 72-22-SPH to reflect the proposed modification, and a special exception to allow an automotive service garage use on the property. The subject property and requested relief are more particularly described on the site plan submitted which was accepted into evidence and marked as Petitioner's Exhibit 1.

Appearing at the requisite public hearing in support of the request were Michael Short, Proprietor of the proposed service garage; Alan Scoll, on behalf of D.S. Thaler & Associates, Inc., the consultants who prepared the site plan for this property; and, Benjamin Bronstein, Esquire, attorney for the Petitioners. There were no Protestants or other interested persons present.

The subject property is an irregularly shaped parcel located on the southwest corner of Security Boulevard and Rolling Road in Woodlawn. The property contains a gross area of 15.38 acres, more or less, split zoned B.L.-A.S (12.87 acres), and D.R.5.5 (2.51 acres), and is the site of the Chadwick Manor Shopping Center. In addition to access from Security Boulevard and Rolling Road, the property also abuts Brookdale Road to the west, Newcastle Road to the south, and

ORDER RECEIVED FOR FILING

Date

By

Fairbrook Road to the southeast. As noted above, the property is developed as a shopping center and features a variety of retail and professional uses, including medical/dental offices, a bank, restaurants, etc.

The property also has an extensive zoning history. Copies of the relevant decisions are noted on the site plan. In the most recent matter, Case No. 98-310-A, the undersigned Zoning Commissioner granted variance relief to allow 707 parking spaces in lieu of the required 938 for the proposed expansion of an existing supermarket. Unfortunately for the property owners, however, the expansion never occurred, and the supermarket relocated to another shopping center nearby. Other zoning cases included a request for variance relief from signage requirements (Case No. 96-106-XA) and a request to allow business parking in a small portion of the property zoned residential (Cases Nos. 86-80-SPH and 84-85-SPH).

The current request relates to a proposed franchise business, known as Priceless Rent-A-Car, to be operated by Mr. Short. As the name suggests, the business will be a rental car service, primarily for those individuals whose vehicles are temporarily disabled as a result of an automobile accident or mechanical failure. Mr. Short indicated that although the business will own a fleet of vehicles, it is anticipated that approximately 90% of the cars would be leased at any given time and therefore off the premises. Specifically, he indicated that it is not economically feasible to maintain cars that cannot be leased on a continual basis. Moreover, there will be no sales, service or repair of vehicles as part of the business. However, the service garage definition in Section 101 of the B.C.Z.R. is broad and includes those operations that involve the lease/rental of vehicles. Thus, the proposed use falls within the service garage activity and special exception relief is necessary.

Based upon the testimony and evidence offered, I am persuaded to grant the relief requested. It is clear that the proposed use will not be detrimental to the health, safety or general welfare of the surrounding locale, and is consistent with other uses in the shopping center. It is to be particularly noted that this shopping center is vacant and an infusion of additional tenants is needed for its continued viability.

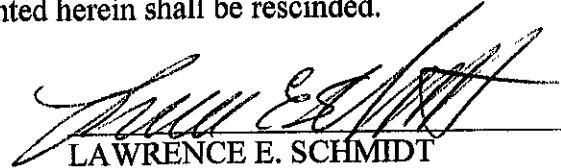
It is also to be noted that Mr. Scoll testified that the proposed use does not mandate an amendment to any of the variances previously granted. As noted above, in Case No. 98-310-A, a parking variance of 231 spaces was granted. Due to the age of this shopping center, parking requirements are applicable under the older regulations which require the totaling of the separate uses in the center. In this regard, Mr. Scoll indicated that only 844 spaces are now required. Thus, although only 707 spaces are being provided, the number falls within the parking limits provided in the prior case.

Pursuant to the advertisement, posting of the property and public hearing on this Petition held, and for the reasons set forth herein, the relief requested shall be granted.

THEREFORE, IT IS ORDERED by the Zoning Commissioner for Baltimore County this 28th day of January, 2002 that the Petition for Special Hearing to amend the previously approved site plans in prior Cases Nos. 98-310-A, 96-106-XA, 86-80-SPH, 84-85-SPH and 72-22-SPH to reflect the proposed modification, in accordance with Petitioner's Exhibit 1, be and is hereby GRANTED; and,

IT IS FURTHER ORDERED that the Petition for Special Exception to allow an automotive service garage use on the subject property, in accordance with Petitioner's Exhibit 1, be and is hereby GRANTED, subject to the following restriction:

- 1) The Petitioners may apply for their building permit and be granted same upon receipt of this Order; however, Petitioners are hereby made aware that proceeding at this time is at their own risk until the 30-day appeal period from the date of this Order has expired. If an appeal is filed and this Order is reversed, the relief granted herein shall be rescinded.

  
LAWRENCE E. SCHMIDT  
Zoning Commissioner  
for Baltimore County

LES:bjs

ORDER RECEIVED FOR FILING

Date 1/28/12

By [Signature]



Baltimore County  
Zoning Commissioner

Suite 405, County Courts Bldg.  
401 Bosley Avenue  
Towson, Maryland 21204  
410-887-4386  
Fax: 410-887-3468

January 25, 2002

Benjamin Bronstein, Esquire  
George & Bronstein  
29 West Susquehanna Avenue, Suite 205  
Towson, Maryland 21204

RE: PETITIONS FOR SPECIAL HEARING and SPECIAL EXCEPTION  
SW/S Corner Security Boulevard & Rolling Road, E/S Brookdale Road  
(45 Security Boulevard)  
1<sup>st</sup> Election District – 1<sup>st</sup> Council District  
Chadwick Manor Shopping Ctr. Joint Venture & DeChiaro Limited Partnership - Petitioners  
Case No. 02-196-SPHX

Dear Mr. Bronstein:

Enclosed please find a copy of the decision rendered in the above-captioned matter. The Petitions for Special Hearing and Special Exception have been granted, in accordance with the attached Order.

In the event any party finds the decision rendered is unfavorable, any party may file an appeal to the County Board of Appeals within thirty (30) days of the date of this Order. For further information on filing an appeal, please contact the Department of Permits and Development Management office at 887-3391.

Very truly yours,

LAWRENCE E. SCHMIDT  
Zoning Commissioner  
for Baltimore County

LES:bjs

cc: Ms. Carol Gallagher, G.P., DeChiaro L.P.  
920 Providence Road, Baltimore, Md. 21286  
Mr. Alan Scoll, D.S. Thaler & Assoc., Inc.  
7115 Ambassador Road, Baltimore, Md. 21244  
People's Counsel; Case File





# Petition for Special Hearing

## to the Zoning Commissioner of Baltimore County

for the property located at 45 Security Boulevard

which is presently zoned BL-AS

This Petition shall be filed with the Department of Permits and Development Management. The undersigned, legal owner(s) of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Special Hearing under Section 500.7 of the Zoning Regulations of Baltimore County, to determine whether or not the Zoning Commissioner should approve

an amendment to the site plans in Case # 98-310A, 96-106XA, 86-80SPH, 84-85SPH and 72-22SPH.

Property is to be posted and advertised as prescribed by the zoning regulations.

I, or we, agree to pay expenses of above Special Hearing, advertising, posting, etc. and further agree to and are to be bounded by the zoning regulations and restrictions of Baltimore County adopted pursuant to the zoning law for Baltimore County.

I/We do solemnly declare and affirm, under the penalties of perjury, that I/we are the legal owner(s) of the property which is the subject of this Petition.

### Contract Purchaser/Lessee:

Name - Type or Print

Signature

Address

Telephone No.

City

State

Zip Code

### Attorney For Petitioner:

Benjamin Bronstein

Name - Type or Print

Signature

George & Bronstein, LLP

Company

29 West Susquehanna Avenue, Suite 205 410-296-0200

Address

Telephone No.

Towson

Maryland

21204

State

Zip Code

### Legal Owner(s):

Chadwick Manor Shopping Center Joint Venture  
DeChiaro Limited Partnership, General Partner

Name - Type or Print

Signature

BY: Carol Gallagher, General Partner

Name - Type or Print

Signature

920 Providence Road

410-823-0637

Address

Telephone No.

Baltimore

Maryland

21286

City

State

Zip Code

### Representative to be Contacted:

Stacey McArthur

D.S. Thaler & Associates, Inc.

Name

7115 Ambassador Road

410-944-3647

Address

Telephone No.

Baltimore

Maryland

21244

City

State

Zip Code

### OFFICE USE ONLY

ESTIMATED LENGTH OF HEARING 1 HR

UNAVAILABLE FOR HEARING 5

Reviewed By JL Date 11/13/01

Case No. 02 196 SPHX

Date 9/15/98

By

ORDER RECEIVED FOR FILING

October 31, 2001

196

**CHADWICK MANOR SHOPPING CENTER**  
**DESCRIPTION TO ACCOMPANY SPECIAL HEARING**

**(for Zoning Purposes Only)**

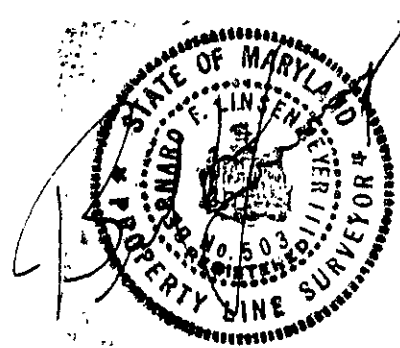
Beginning at a point approximately 55 feet north of the intersection of Newcastle Road and Fairbrook Road, thence running the following twenty (20) courses and distances:

1. South  $84^{\circ}21'40''$  West, 35.33 feet, more or less, to a point; thence,
2. North  $50^{\circ}41'30''$  West, 95.00 feet, more or less, to a point; thence,
3. 282.74 feet curving to the left, having a radius of 180.00 feet, more or less, to a point; thence,
4. South  $39^{\circ}18'30''$  West, 171.89 feet, more or less, to a point; thence,
5. 47.84 feet curving to the right, having a radius of 168.85 feet, more or less, to a point; thence,
6. North  $34^{\circ}27'30''$  West, 121.46 feet, more or less, to a point; thence,
7. North  $86^{\circ}57'00''$  West 62.39 feet, more or less, to a point;
8. North  $59^{\circ}21'50''$  West 175.00 feet, more or less, to a point;
9. North  $30^{\circ}38'10''$  East 123.54 feet, more or less, to a point;
10. North  $07^{\circ}06'00''$  West 105.55 feet, more or less, to a point;
11. 344.88 feet, curving to the left, having a radius of 290.00 feet, more or less, to a point; thence,
12. North  $14^{\circ}45'40''$  East 223.61 feet, more or less, to a point;
13. South  $75^{\circ}14'20''$  East 175.00 feet, more or less, to a point;

page 2  
CHADWICK MANOR SHOPPING CENTER

(for Zoning Purposes Only)

14. North  $14^{\circ}45'40''$  East 160.00 feet, more or less, to a point;
  15. South  $75^{\circ}14'20''$  East 468.94 feet, more or less, to a point;
  16. 214.43 feet, curving to the right, having a radius of 239.00 feet, more or less, to a point; thence,
  17. South  $14^{\circ}44'40''$  East 63.52 feet, more or less, to a point;
  18. South  $75^{\circ}15'20''$  West 172.05 feet, more or less, to a point;
  19. South  $16^{\circ}04'00''$  East 245.34 feet, more or less, to a point;
  20. 346.43 feet, curving to the left, having a radius of 735.00 feet, more or less, to the point of beginning.
- Containing approximately 14.09 acres, more or less.



November 7, 2001

196

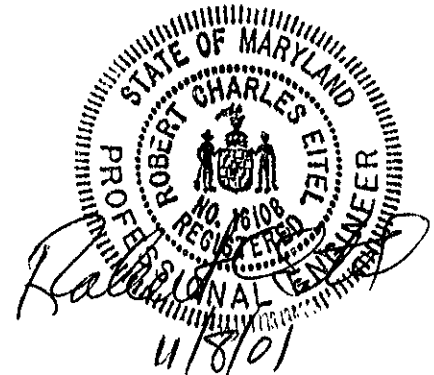
## CHADWICK MANOR SHOPPING CENTER

### Description to Accompany Special Exception (for Zoning Purposes Only)

Beginning at a point 90 feet easterly of the center of Brookdale Road and 485 southerly of the center of Security Boulevard, said point having Baltimore County Meridian District coordinates of North 5434, West 40318, thence running for the following nine (9) courses and distances:

1. North 63°45'25" East 40.00 feet, more or less, to a point;
2. South 75°16'51" East 60.00 feet, more or less, to a point;
3. South 14°43'09" West 36.00 feet, more or less, to a point;
4. South 74°20'23" East 76.64 feet, more or less, to a point;
5. South 15°08'14" West 24.00 feet, more or less, to a point;
6. North 74°20'23" West 76.47 feet, more or less, to a point;
7. South 14°43'09" West 28.00 feet, more or less, to a point;
8. North 75°16'51" West 70.00 feet, more or less, to a point;
9. North 03°23'29" West 65.00 feet, more or less, to the point of beginning.

Containing 8,755 square feet or 0.201 acres, more or less.  
Located in the First Election District and First Councilmanic District of  
Baltimore County, Maryland.





BALTIMORE COUNTY, MARYLAND  
OFFICE OF BUDGET & FINANCE  
MISCELLANEOUS RECEIPT

# 196 No. 07878

DATE 11/13/01

ACCOUNT 001-006-6150

AMOUNT \$ 550.00

RECEIVED FROM:

Gonyea & Bannerman, LLP

FOR:

Special Election & Special Hearing

DISTRIBUTION  
WHITE - CASHIER

PINK - AGENCY

YELLOW - CUSTOMER

PAID RECEIPT

PAYMENT 11/13/2001 11/13/2001 14:16:26  
REC 4503 CASHIER REMS LRP DEPT 5 528 ZIRING VERIFICATION  
DEPT 5 528 ZIRING VERIFICATION  
CR ML 007878

Receipt Tot 550.00  
550.00 OK  
Baltimore County, Maryland

CASHIER'S VALIDATION

# NOTICE OF ZONING HEARING

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County will hold a public hearing in Towson, Maryland on the property identified herein as follows:

Case: #02-196-SPHX

45 Security Boulevard,

SW/corner of Security Boulevard & Rolling Road,

Chadwick Manor Shopping Center

1st Election District -- 1st Councilmanic District

Legal Owner(s): Carol Gallagher

**Special Exception:** to permit an automotive service garage. **Special Hearing:** to permit an amendment to the site plans in Case #88-106-KA, 84-85-SPH and 72-22-SPH.

**Hearing:** Tuesday, January 15, 2002 at 9:00 a.m. in Room 407, County Courts Building, 401 Bosley Avenue.

LAWRENCE E. SCHMIDT:

Zoning Commissioner for Baltimore County

NOTES: (1) Hearings are Handicapped Accessible; for special accommodations Please Contact the Zoning Commissioner's Office at (410) 887-4386.

(2) For information concerning the File and/or Hearing, Contact the Zoning Review Office at (410) 887-3391.

12/17/2001

C512152

## CERTIFICATE OF PUBLICATION

12/20/, 2001

THIS IS TO CERTIFY, that the annexed advertisement was published in the following weekly newspaper published in Baltimore County, Md., once in each of 1 successive weeks, the first publication appearing on 12/20/, 2001.

- ☒ The Jeffersonian
- ☐ Arbutus Times
- ☐ Catonsville Times
- ☐ Towson Times
- ☐ Owings Mills Times
- ☐ NE Booster/Reporter
- ☐ North County News

*S. Wilkinson*

LEGAL ADVERTISING

# CERTIFICATE OF POSTING

RE: Case No.: 02-196-SPHX

Petitioner/Developer: CAROL

GALLAGHER

Date of Hearing/Closing: 1/15/02

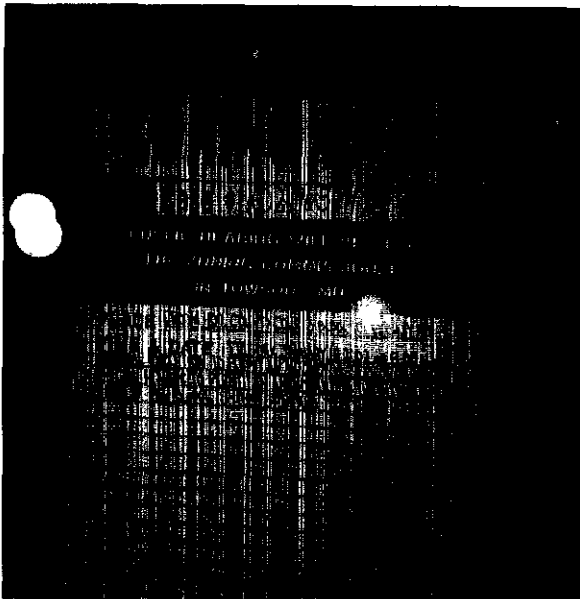
Baltimore County Department of  
Permits and Development Management  
County Office Building, Room 111  
111 West Chesapeake Avenue  
Towson, MD 21204

Attention: Ms. Gwendolyn Stephens

Ladies and Gentlemen:

This letter is to certify under the penalties of perjury that the necessary sign(s) required by law  
were posted conspicuously on the property located at 45 SECURITY BLVD

The sign(s) were posted on 12/31/02  
(Month, Day, Year)



Sincerely,

[Signature] 12/31/02  
(Signature of Sign Poster and Date)

SSG ROBERT BLACK

(Printed Name)

1508 Leslie Rd

(Address)

Dundalk, Maryland 21222

(City, State, Zip Code)

(410) 282-7940

(Telephone Number)

# DEPARTMENT OF PERMITS AND DEVELOPMENT MANAGEMENT

## ZONING REVIEW

### ADVERTISING REQUIREMENTS AND PROCEDURES FOR ZONING HEARINGS

The Baltimore County Zoning Regulations (BCZR) require that notice be given to the general public/neighboring property owners relative to property which is the subject of an upcoming zoning hearing. For those petitions which require a public hearing, this notice is accomplished by posting a sign on the property (responsibility of the petitioner) and placement of a notice in a newspaper of general circulation in the County, both at least fifteen (15) days before the hearing.

Zoning Review will ensure that the legal requirements for advertising are satisfied. However, the petitioner is responsible for the costs associated with these requirements. The newspaper will bill the person listed below for the advertising. This advertising is due upon receipt and should be remitted directly to the newspaper.

**OPINIONS MAY NOT BE ISSUED UNTIL ALL ADVERTISING COSTS ARE PAID.**

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---

#### For Newspaper Advertising:

Item Number or Case Number: 02-1965PHY

Petitioner: Dechard Ltd Partnership

Address or Location: Chattahoochee Manor Shopping Center

#### PLEASE FORWARD ADVERTISING BILL TO:

Name: Don Bernstein

Address: 29 W Suquamish Ave  
Towson Md 21204

Telephone Number: 410 296 6200

TO: PATUXENT PUBLISHING COMPANY  
Thursday, December 20, 2001 Issue – Jeffersonian

Please forward billing to:

Ben Bronstein  
29 W Susquehanna Avenue  
Towson MD 21204

410 296-0200

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## NOTICE OF ZONING HEARING

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing in Towson, Maryland on the property identified herein as follows:

CASE NUMBER: 02-196-SPHX

45 Security Boulevard

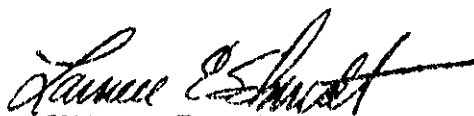
SW/corner of Security Boulevard & Rolling Road, Chadwick Manor Shopping Center

1<sup>st</sup> Election District – 1<sup>st</sup> Councilmanic District

Legal Owner: Carol Gallagher

Special Exception to permit an automotive service garage. Special Hearing to permit an amendment to the site plans in Case # 98-106-XA, 84-85-SPH and 72-22-SPH.

HEARING: Tuesday, January 15, 2002 at 9:00 a.m. in Room 407, County Courts Building, 401 Bosley Avenue



Lawrence E. Schmidt

LAWRENCE E. SCHMIDT  
ZONING COMMISSIONER FOR BALTIMORE COUNTY

- NOTES: (1) HEARINGS ARE HANDICAPPED ACCESSIBLE; FOR SPECIAL ACCOMODATIONS, PLEASE CONTACT THE ZONING COMMISSIONER'S OFFICE AT 410-887-4386.
- (2) FOR INFORMATION CONCERNING THE FILE AND/OR HEARING, CONTACT THE ZONING REVIEW OFFICE AT 410-887-3391.



Baltimore County  
Department of Permits and  
Development Management

Director's Office  
County Office Building  
111 West Chesapeake Avenue  
Towson, Maryland 21204  
410-887-3353  
Fax: 410-887-5708

December 13, 2001

## NOTICE OF ZONING HEARING

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing in Towson, Maryland on the property identified herein as follows:

CASE NUMBER: 02-196-SPHX  
45 Security Boulevard  
SW/corner of Security Boulevard & Rolling Road, Chadwick Manor Shopping Center  
1<sup>st</sup> Election District -- 1<sup>st</sup> Councilmanic District  
Legal Owner: Carol Gallagher

Special Exception to permit an automotive service garage. Special Hearing to permit an amendment to the site plans in Case # 98-106-XA, 84-85-SPH and 72-22-SPH.

HEARING: Tuesday, January 15, 2002 at 9:00 a.m. in Room 407, County Courts Building, 401 Bosley Avenue

A handwritten signature in black ink, appearing to read "Arnold Jablon".

Arnold Jablon  
Director

C: Benjamin Bronstein, George & Bronstein, 29 W Susquehanna Avenue,  
Suite 205, Towson 21204  
Carol Gallagher, Chadwick Manor Shopping Center, 920 Providence Road,  
Baltimore 21286  
Stacey McArthur, D. S. Thaler & Associates Inc, 7115 Ambassador Road  
Baltimore 21244

- NOTES: (1) **THE PETITIONER MUST HAVE THE ZONING NOTICE SIGN POSTED BY AN APPROVED POSTER ON THE PROPERTY BY MONDAY, DECEMBER 31, 2001.**  
(2) HEARINGS ARE HANDICAPPED ACCESSIBLE; FOR SPECIAL ACCOMMODATIONS PLEASE CALL THE ZONING COMMISSIONER'S OFFICE AT 410-887-4386.  
(3) FOR INFORMATION CONCERNING THE FILE AND/OR HEARING, CONTACT THE ZONING REVIEW OFFICE AT 410-887-3391.



Baltimore County  
Department of Permits and  
Development Management

Development Processing  
County Office Building  
111 West Chesapeake Avenue  
Towson, Maryland 21204  
pdmlandacq@co.ba.md.us

January 11, 2002

Benjamin Bronstein  
George & Bronstein  
29 W Susquehanna Avenue  
Suite 205  
Towson MD 21204

Dear Mr. Bronstein:

RE: Case Number: 02-196-SPHX, 45 Security Boulevard

The above referenced petition was accepted for processing by the Bureau of Zoning Review, Department of Permits and Development Management (PDM) on November 13, 2001.

The Zoning Advisory Committee (ZAC), which consists of representatives from several approval agencies, has reviewed the plans that were submitted with your petition. All comments submitted thus far from the members of the ZAC are attached. These comments are not intended to indicate the appropriateness of the zoning action requested, but to ensure that all parties (zoning commissioner, attorney, petitioner, etc.) are made aware of plans or problems with regard to the proposed improvements that may have a bearing on this case. All comments will be placed in the permanent case file.

If you need further information or have any questions, please do not hesitate to contact the commenting agency.

Very truly yours,

*W. Carl Richards, Jr.*

W. Carl Richards, Jr. GDZ  
Supervisor, Zoning Review

WCR: gdz

Enclosures


c: Carol Gallagher, Chadwick Manor Shopping Center Joint Venture DeChiaro Limited Partnership, 920 Providence Road  
Stacey McArthur, D.S. Thaler & Associates Inc, 7115 Ambassador Road,  
Baltimore 21244  
People's Counsel

Come visit the County's Website at [www.co.ba.md.us](http://www.co.ba.md.us)



**BALTIMORE COUNTY, MARYLAND**  
**INTEROFFICE CORRESPONDENCE**

**TO:** Arnold Jablon, Director  
Department of Permits & Development Mgmt. **DATE:** December 26, 2001

**FROM:**  Robert W. Bowling, Supervisor  
Bureau of Development Plans Review

**SUBJECT:** Zoning Advisory Committee Meeting  
For December 10, 2001  
Item Nos. 176, 177, 178, 179, 181, 184,  
185, 186, 187, 188, 189, 193, 190, 191,  
193, 194, 195, ~~196~~ 197, 198, 199, and  
223

The Bureau of Development Plans Review has reviewed the subject zoning items, and we have no comments.

RWB:HJO:jrb

cc: File





Baltimore County  
Fire Department

Office of the Fire Marshal  
700 East Joppa Road  
Towson, Maryland 21286-5500  
410-887-4880

December 12, 2001

Department of Permits and  
Development Management (PDM)  
County Office Building, Room 111  
Mail Stop #1105  
111 West Chesapeake Avenue  
Towson, Maryland 21204

ATTENTION: Gwen Stephens

Property Owner: Carol Gallagher - 196  
Dewey O. Davis, Jr. & Irene Alban - 194  
Walter F. Eaves Sr., Eaves Auto Parts - 189

Location: DISTRIBUTION MEETING OF December 03, 2001

Item No. ~~196~~, 194, and 189

Dear Ms. Stephens:

Pursuant to your request, the referenced property has been surveyed by this Bureau and the comments below are applicable and required to be corrected or incorporated into the final plans for the property.

4. The site shall be made to comply with all applicable parts of the Baltimore County Fire Prevention Code prior to occupancy or beginning of operation.

REVIEWER: LIEUTENANT JIM MEZICK, Fire Marshal's Office  
PHONE 887-4881, MS-1102F

cc: File

Come visit the County's Website at [www.co.ba.md.us](http://www.co.ba.md.us)



Printed with Soybean Ink  
on Recycled Paper

hs  
11/5

# BALTIMORE COUNTY, MARYLAND

## INTER-OFFICE CORRESPONDENCE

**TO:** Arnold Jablon, Director  
Department of Permits and  
Development Management

**DATE:** December 21, 2001

**FROM:** Arnold F. 'Pat' Keller, III  
Director, Office of Planning

21

**SUBJECT:** Zoning Advisory Petition(s): Case(s) 02-196

The Office of Planning has reviewed the above referenced case(s) and has no comments to offer. For further questions or additional information concerning the matters stated herein, please contact Mark A. Cunningham in the Office of Planning at 410-887-3480.

Prepared by:

Mark A. Cunningham

Section Chief:

Jeffrey W. Long

AFK/JL:MAC



**Maryland Department of Transportation**  
**State Highway Administration**

Parris N. Glendening  
Governor

John D. Porcari  
Secretary

Parker F. Williams  
Administrator

Date: 12.11.01

Mr. George Zahner  
Baltimore County Office of  
Permits and Development Management  
County Office Building, Room 109  
Towson, Maryland 21204

RE: Baltimore County  
Item No. [REDACTED] JL

Dear Mr. Zahner:

This office has reviewed the referenced item and we have no objection to approval as it does not access a State roadway and is not affected by any State Highway Administration projects.

Should you have any questions regarding this matter, please contact Larry Gredlein at 410-545-5606 or by E-mail at (lgredlein@sha.state.md.us).

Very truly yours,

*for* Kenneth A. McDonald Jr., Chief  
Engineering Access Permits Division

My telephone number is \_\_\_\_\_

Maryland Relay Service for Impaired Hearing or Speech  
1-800-735-2258 Statewide Toll Free

Mailing Address: P.O. Box 717 • Baltimore, MD 21203-0717  
Street Address: 707 North Calvert Street • Baltimore, Maryland 21202

RE: PETITION FOR SPECIAL HEARING  
PETITION FOR SPECIAL EXCEPTION  
45 Security Boulevard (Chadwick Manor Shopping  
Center), SWC Security Blvd and Rolling Rd  
1st Election District, 1st Councilmanic

Legal Owner: Chadwick Manor Shopping Center  
Joint Venture  
Petitioner(s)


85  
115

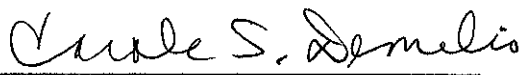
\* BEFORE THE  
\* ZONING COMMISSIONER  
\* FOR  
\* BALTIMORE COUNTY  
\* Case No. 02-196-SPHX

\* \* \* \* \*

**ENTRY OF APPEARANCE**

Please enter the appearance of the People's Counsel in the above-captioned matter. Notice should be sent of any hearing dates or other proceedings in this matter and of the passage of any preliminary or final Order. **All parties should copy People's Counsel on all correspondence sent/ documentation filed in the case.**

  
PETER MAX ZIMMERMAN  
People's Counsel for Baltimore County

  
CAROLE S. DEMILIO  
Deputy People's Counsel  
Old Courthouse, Room 47  
400 Washington Avenue  
Towson, MD 21204  
(410) 887-2188

**CERTIFICATE OF SERVICE**

20<sup>th</sup>  
I HEREBY CERTIFY that on this 19<sup>th</sup> day of December, 2001 a copy of the foregoing Entry of Appearance was mailed to Benjamin Bronstein, Esq., George & Bronstein, 29 W. Susquehanna Avenue, Suite 205, Towson, MD 21204, attorney for Petitioner(s).

  
PETER MAX ZIMMERMAN





